

THE ECONOMIC DEVELOPMENT CORPORATION OF WESLACO
MINUTES OF THE SPECIAL MEETING
FEBRUARY 27, 2023

On this, twenty-seventh (27th) day of February 2023 at 12:00 Noon, The Economic Development Corporation of Weslaco convened its regular meeting at the Business Visitor & Event Center Board Room located at 275 South Kansas, Weslaco, Texas; for the purpose of discussing and taking possible action on the following items.

The following members were present:

Mr. JJ Serrano
Mrs. Valadez
Ms. Sandra Charlton
Mr. Fred Perez
Joe Olivarez – Arrived at 12:20 PM
Mr. Kris Garcia

Also present were:

Steve Valdez – EDCW Executive Director
April Castaneda – EDCW Director
Maria Cisneros – EDCW Manager Retail Recruitment & Commercial Real Estate
Juan Gonzalez – EDCW Accountant
Gene Vaughn – EDCW Attorney
Kristen Gutierrez - EDCW Attorney
Chuy Ramirez – Ramirez Law Firm

At 12:04 PM Mr. Serrano called the meeting of February 27th, 2023, to order.

I. Call to Order

A. Roll Call

A quorum was formed with five Board Members present.

B. Board Members' Declaration of Potential Conflict of Interest as to Any Agenda Items.

There were no declaration from the Board Members.

II. Old Business

A. Discussion and possible action to designate authorized signers for real estate closings involving the sales of lots in the Mid-Valley International Industrial Park ("MVIIP"), including, but not limited to the closing of the sale of Lot 5.

Mrs. Valadez made a motion to authorize the Executive Director, the EDCW President and the Vice President as signers for real estate closings involving the sales of lots in the Mid-Valley International Industrial Park.

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Ms. Charlton seconds the motion.

Mrs. Valadez votes in favor.

Ms. Charlton votes in favor.

Mr. Serrano votes in favor.

Mr. Perez votes in favor.

Mr. Kris Garcia votes in favor.

Motion passes with five votes.

- B. Discussion and possible action regarding report from SAMES Engineering regarding the MVIIP.

No action.

III. Action on Closed Session

At 12:07 PM Mr. Serrano announced that the Special Board Meeting will move into Closed Session as posted.

At 12:42 PM Mr. Serrano announced that the Special Board Meeting will move out of Closed Session and into Open Session.

IV. Closed Session

- A. Deliberation and Possible Action regarding commercial or financial information received by the EDC of Weslaco from a business prospect with which the EDC of Weslaco is conducting economic development negotiations or with which the EDC of Weslaco seeks to have to locate, stay or expand operations in or near the City of Weslaco (as permitted under Tex. Gov't Code Section 551.087), including, but not limited to the following:

1. Summary of Leads.
No action.

2. Project Cool Air - Discussion and possible action to ratify or amend the offered incentive.
No action.

- B. Deliberation and Possible Action regarding the purchase, exchange, lease, or value of real property (as permitted under Tex. Gov't Code Section 551.072), including, but not limited to the following:

1. Project Brown 446-22-03-10
No action.

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- C. Consultation with Attorney and possible action regarding: (1) pending or contemplated litigation; (2) a settlement offer; or (3) a matter in which the duty of the Attorney to the EDC of Weslaco under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code (as permitted under Tex. Gov't Code Section 551.071)
1. Update regarding Cause No. C-0295-20-L; *Economic Development Corporation of Weslaco v. Sunil Wadhwani, Nolana Self-Storage, LLC, et al*
No action.

V. Adjournment

With no other business before the Board, at 12:42 P.M. the EDCW Board Special Meeting of February 27, 2023, was adjourned.

Respectfully submitted;



Maria Cisneros – Recorder

The minutes were approved at the Regular Board Meeting on March 22, 2023.



Benita Valadez - Secretary

